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Redevelopment Board Minutes 10/23/2006

Arlington Redevelopment Board
Minutes of October 23, 2006

Members Present: Roly Chaput, Chair
Andrew West, Vice Chair
Edward Tsoi
Christopher Loreti
Bruce Fitzsimmons

Also Present: Kevin J. O'Brien

Roland Chaput called the meeting to order at 7:35 and took up the proposed amendment to the Symmes Land Disposition Agreement. The amendment allows Symmes Redevelopment Associates (SRA) to submit their 100% stage plans later than the agreement requires as long as the period of time following approval of the plans by which SRA must pay the Town's carrying cost is shortened by the same number of days. Jake Upton explained how the latest concept for the Medical Office Building impacts the residential plans, and he cannot complete them at this time. Ed Tsoi moved that the amendment be approved. Chris Loreti seconded the motion and the Board voted 5 to 0 in favor.

Roland Chaput then asked Jake Upton to show the Board the 100% plans that were done to date (all but the Townhome E's). Jake was asked to mention any changes that had been made since the approval of the 50% plans. He mentioned that they were considering placing lofts in some of the top floor units in buildings 3 and 4. The outside appearance does not change and the new space does not violate any size restrictions. He also mentioned that the elevation of the pool deck had been lowered four to five feet which allowed a better placement of restrooms adjacent to the pool and a better structural plan. The Board asked Jake to provide colored elevations as he did at the 50% stage. The materials to be used on the buildings are illustrated in the sales office on the site which is nearly complete. Jake will notify the Board when that may be viewed.

Chris Loreti asked if there could be a grass strip (tree lawn) next to the sidewalk along Summer Street. Jake was unwilling to change the plans at this stage.

Jake Upton asked if the ARB would get the DPW, Fire and Police to approve designs before the Board made its final approval. The Board responded that it was up to the applicant to get those approvals and they did not need to be gotten before the ARB approval.

The Board next reviewed minutes from the September 25, 2006 meeting. Ed Tsoi moved that they be approved, Bruce Fitzsimmons seconded the motion and the Board voted 5 to 0 in favor.

Kevin O'Brien explained that there was only one proposal for the Designated Town Representative position, and that the price proposal was too high. He explained the Town Manager and he would negotiate with the applicant to see if an agreement could be made.

The Board adjourned at 10:00 PM.

Respectfully submitted,
Kevin J. O'Brien